

COMMISSIONERS APPROVAL

CHILCOTT *GC*

LUND *Btt*

THOMPSON

TAYLOR (Clerk & Recorder)

Date.....June 5, 2006

Members Present.....Commissioner Greg Chilcott,  
Commissioner Betty Lund and Commissioner Alan Thompson

Minutes: Glenda Wiles

The Board met with Youth Court Director Clint Arneson and Office Manager Jean Israel of the 21<sup>st</sup> Judicial Youth Court in regard to office space. Discussion included the purchase of the building and the deficiencies of the building. Clint indicated his office may receive another employee and the current space is sufficient for their staff plus an addition. The Commissioners indicated there is interest by County personnel to utilize this building and move Youth Court, and would not guarantee continued use of this building for Youth Court services.

Clint also addressed the collection of incarceration fees that would include monies that go to the Western Montana Addiction Facility. The Commissioners concurred the collection should be handled by the Juvenile Detention so the funds stay at the local level, rather than go to the State.

Office of Emergency Management Coordinator Ron Nicholas met with the Board in regard to water and road issues on West Fork Road and Bell Crossing that have arisen due to the high water run off. While the County does regular maintenance on West Fork Road, the jurisdiction of this road belongs with the Montana Department of Transportation. In regard to the issue on Bell Crossing, there is a floodplain complaint the County is dealing with, and again the jurisdiction belongs with the Department of Transportation in regard to the bridge and crossing.

Ron also brought forth the Cooperative Fire Management Plan that was written and signed off in 1999. Ron stated there has been some concern that the plan stated any wild land areas that are not in districts, are the responsibility of the County. It was agreed Civil Counsel James McCubbin will make a review of this plan prior to any further discussion.

In other business the Board met with Administrative Director Skip Rosenthal in regard to the following administrative matters:

- Employee Action Forms
- CTEP project in Darby, which Landworks Consulting is currently working on
- CTEP project in Corvallis, which has increased in cost approximately \$21,000. The Corvallis Civic Club has indicated they will come up with the match but the County's portion of the cost will be \$18,000.00.
- EBMS amendment to contract for health insurance plans (for claims processing and deductible amounts) Commissioner Lund made a motion to approve Amendment #1 for the regular 70/30 plan; #3 high deductible and #6 regular 80/20 plan. Commissioner Thompson seconded the motion and all voted "aye".
- CTEP personnel will be making a walk-through on June 8<sup>th</sup> at the Victor project. Skip noted CTEP will also be auditing this project on the 14<sup>th</sup> and the paper work is in order.
- Skip indicated he is working on the release of funds for the Enhancement Project at the Daly Mansion

Commissioner Thompson made a motion to adopt the following Resolutions for budget transfers in fiscal year 2006:

- Resolution No. 1866 which is a budget transfer of \$8,850.00 in the County Attorney's Office
- Resolution No. 1867 which is a budget transfer of \$380.00 in the Clerk and Records Office
- Resolution No. 1868 which is a budget transfer of \$125.00 in the Clerk and Records Office
- Resolution No. 1869 which is a budget transfer of \$785.00 in the Clerk and Records Office
- Resolution No. 1870 which is a budget transfer of \$6,600.00 in the Clerk and Records Office
- Resolution No. 1871 which is a budget transfer of \$1,357.00 of CIP funds
- Resolution No. 1872 which is a budget transfer in the Environmental Health Office of \$1,447.00
- Resolution No. 1873 which is a budget transfer of \$219.00 in the Planning Office
- Resolution No. 1874 which is a budget transfer of \$50.00 in the Planning Office
- Resolution No. 1875 which is a budget transfer of \$192.00 in the Planning Office
- Resolution No. 1876 which is a budget transfer of \$500.00 in Justice of Peace #2
- Resolution No. 1877 which is a budget transfer of \$500.00 in Justice of Peace #1
- Resolution No. 1878 which is a budget transfer of \$1,350.00 in the Weed Department
- Resolution No. 1879 which is a budget transfer of \$700.00 in the Sheriff's Office
- Resolution No. 1880 which is a budget transfer of \$1,100.00 in 9-1-1 from un-programmed costs

Commissioner Lund seconded the motion and all voted "aye".

The Board also addressed various issues at the Airport, which included the following: (Airport Board Members Carl Fox, Fred Hasskamp and Dave Hedditch were present for this meeting)

- Change Order for upgrade of snowplow from 12' to 14'. Commissioner Lund made a motion to approve of this change order. Commissioner Thompson seconded the motion and all voted "aye". (It was noted Glenda would contact the Engineering Firm to ascertain if the Grant Agreement the Board is holding needs to be signed prior to this change order approval).
- Request for Reimbursement No. 7 and final pay request for America West Construction for snow removal equipment building and taxi way project. Commissioner Lund made a motion to sign the request for pay request to the F.A.A. Commissioner Thompson seconded the motion and all voted "aye".
- Commissioner Lund made a motion to approve of the airport insurance policy in the amount of \$2,500.00 with the rejection of the Terrorism Insurance Coverage and War Insurance Coverage. Commissioner Thompson seconded the motion and all voted "aye".

Fred also addressed some concerns the Airport Advisory Board has over the ALP, the extension of the grant request monies that were lost due to the lack of application submittal, fuel flow issue, parking issues, FBO definitions and rules, etc. Fred stated as volunteers they are concerned over the 'amount of brush fires' they continually put out, which does not allow them to work on some very important issues.

In other business the Board met with Public Health Emergency Preparedness Coordinator Charmell Owens in regard to the status of a pandemic flu event. Also present was Health Officer Dr. Eggleston, OEM Coordinator Ron Nicholas, and Public Health Nurse Judy Griffin.

Health Officer Dr. Eggleston stated this is a matter of 'not if but when' a pandemic flu event takes place. He felt the impacts of the event should be handled very well in rural Ravalli County, but it is important to be flexible with any plan that is put forth. He felt the biggest issue would be economic for the County. He stated the local government would need to close down businesses and schools, and have people stay home. This will impact the community, but it is the best means to prevent the spread of a flu event. He stated there are many unknowns in any pandemic event, such as the length of the quarantine process. The last event was 1918 and there was not much communication and documentation of that event.

Charmell showed a power point presentation that addressed the definition of a pandemic outbreak, the spreading of the influenza, etc. Charmell stated there would be three waves of pandemic over a nine-week time period. Medications, food supply, etc., would be needed for approximately 10 days, which will have a negative impact on people's budgets. Communication during this period will be difficult because people will be sick and not at work and there will be a health-care systems overload.

In other matters, Commissioner Thompson made a motion to grant final approval to the Bitterroot Mountain Estates. Commissioner Lund seconded the motion and all voted "aye".

Commissioner Thompson made a motion to grant the one-year extension request to Home Acres Orchards #3, based upon the recommendation of the planning staff. Commissioner Lund seconded the motion and all voted "aye".

Commissioner Lund noted they overran \$9,000-\$10,000 on the costs for the construction (remodel) at the Courthouse. She suggested they take the money from the litigation line and move it into the General Un-programmed Costs in order to pay for this cost over run. The Board concurred that a budget resolution for transfer can be prepared for later signature.

The Board placed John Styba of the F.A.A. on a conference call in regard for a grant offer for the weather equipment and snow plow equipment. John stated the Commissioners could sign the grant application, and a one-page amendment will request the deletion of the weather equipment on this grant submittal. He stated the engineers would send the county an amendment that can be sent in at a later time and attached to the grant offer, which will save quite a bit of paperwork. John stated he has reviewed the amendment that the engineers will be forwarding to us. No award has been issued, so the County is not being relegated to any payments for the weather equipment. Commissioner Thompson made a motion to have the Chairman sign this grant offer. Commissioner Lund seconded the motion and all voted "aye".

The Board met with Road Supervisor David Ohnstad in regard to various road matters. Also present was Civil Counsel James McCubbin. Discussion included the liquidation of real property. Six properties have been appraised and David asked for approval to sell five of the six properties, as he would like to make an exchange of property on Rye Creek Road. James noted the exchange would need to be for equivalent worth of property or for a less exchange in value plus cash in order to come up with 90% of the appraised value. The Board reviewed these parcels of properties owned by the County and agreed that the property is not necessary for conducting County business or in need of preservation of properties. Commissioner Lund made a motion to liquidate the following properties, based on the fact that the properties are not necessary for the conducting of County business or are in need of preservation of properties:

Property	Appraisal amount
1. Corvallis Garage	\$91,000.00
2. Owings Creek Mine	\$67,000.00
3. Camas Creek Mine	\$57,000.00
4. Sweathouse Creek Mine	\$100,000.00
5. Camp Three Mine	\$84,000.00

Commissioner Chilcott seconded the motion and all voted "aye". Commissioner Thompson was not present for this vote.

David also noted he would like to enter into more formal negotiations with Mr. Barrett of Rye Creek in order to move forward on the appraisal of private land owned by Mr. Barrett on Rye Creek Road, for the exchange of County property on Rye Creek Road. It was noted this County-owned property is a 10-acre parcel in the middle of numerous

parcels without proper access or easement. The Board agreed to allow David to begin a negotiation process with Mr. Barrett as long as the Board approves the final agreement, and Montana Law is followed in any purchase and/or exchange.

The Board addressed the required Tammany Lane Bicycle Trail on a subdivision on Tammany Lane owned by Jim Mildenerger. Discussion included the excavation permit granted by the Road Department, the proper construction of the bike path, and the sub-standard road that needs to be built for site distance, etc. This is a 60-lot subdivision and the Board felt the bike path allowed safe travel for the children to and from town at the time the Board granted conditional approval. James suggested, as a condition of the encroachment permit, to require them to move the 4' path to the north. David stated that would not work and prefers a separation of the path and the roadway. Commissioner Chilcott stated the condition was to keep the bike path in the pasture. James suggested instead of constructing the bike path, the developers could give the County security for the project. If not completed within a certain time length, the County would receive the money and complete the project at a later time when road improvements are done. It was noted the developer started this bike path without proper permit. David stated they could not issue a permit in good conscience. James stated the conditional approval allows this path as part of the final approval. Commissioner Chilcott stated the encroachment permit can be utilized to make the pathway safe or they can look at security on the project. David stated the pathway could not be made safe without moving it out of the easement or moving the road. David stated there is a lack of site distance when the bicyclists come to Eastside Highway. David stated they have requested the developer bring a design on the pathway.

David presented a location request for road overlay. Commissioner Lund made a motion to approve of the road improvement schedule as presented this date. Commissioner Thompson seconded the motion and all voted "aye".

In other business the Board addressed a rural Special Improvement District on Eight Mile Creek Road with Road Supervisor David Ohnstad. Present at this meeting was staff from WGM Engineering, Civil Counsel James McCubbin and residents in the area.

Jonathan Gass, Engineer of WGM Engineering, gave some background on RSID's for road and infrastructure improvements. Engineer Jeremy Keen has been involved in this particular project on Eight Mile and stated they would like to let the Commissioners know what is possible in the area. They have met with landowners and other engineering firms in order to put something together to fund collaborative efforts in the area, which would be pro-active and a benefit to the public. Jeremy stated the continued collection of pro rata puts the county in a dangerous position; the pro rata shares do no major work on the roads, so the continued growth will eventually cause major financial hardship on the County, since at some point the road will need to be re-constructed, due to the increased traffic. The pro rata shares do nothing to mitigate the impact. Jeremy also stated an important part of any project is to have some public amenities built into the project. If the residents see equitability in the project they are more likely to buy into the district.

Jeremy stated one issue would be the right-of-way acquisition because a portion of this road has only a 50' right of way. He felt the County could be instrumental in assisting in obtaining the right-of-way. The developers are looking at what is reasonably attributable to what they are doing. Fair share improvements are important. Creating a RSID is an option, or creating an impact fee. The RSID is equitable for current and future owners. Jeremy stated the need to look at the long-range planning for the area, also.

Jeremy stated there are developers who are willing to put the up-front monies into the project. Discussion took place about the financial risk factor that the County would take on without knowing if the residents would pass the district.

James discussed the waiver of right-to-protest that can be done in order to make sure the district will move forward. This was developed for the RSID on the Joslin Trail Bridge, presently in the works. Commissioner Chilcott stated before they move forward they need to see some commitment from the residents. The Board concurred they would support the RSID then.

Jonathan Gass stated they have put an estimate together so the residents have an idea of the costs involved.

Paul of DJ & A Engineering stated this is a way for the County government to show the residents that they are being pro active because the growth is coming and is here. He said the community should participate in the process, as does the developer. Paul also noted they can implement the trail system, which is on the 'wish list' for the Park Board.

Commissioner Thompson stated while he agrees with Paul, in reality many of the residents do not want their area to change, so they will vote no. Paul stated this must be presented in a positive manner, because change will occur.

David noted some of the developers have retained WGM to put this together thus far, but at this point they want to have a sense of where the Commissioners are in order to know whether to move forward or not.

The Board concurred if the waivers were signed or the engineering was paid for, the County would feel comfortable moving forward. The costs could be absorbed into the RSID when it is created.

Discussion also took place about the County taking over maintenance of the roads, once they are paved. David stated that would need careful review. James also stated the roads would need to be public easements and easement acquisition will be a huge factor in costs. Jeremy stated they estimate the road construction to be 1.5 million (which does not include the trails or any easement acquisition).